

SNAPSHOT of HOME Program Performance--As of 09/30/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Washington County

State: PA

PJ's Total HOME Allocation Received: \$16,373,594

PJ's Size Grouping*: C

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
Program Progress:				PJs in State: 29			
% of Funds Committed	94.29 %	96.16 %	25	94.94 %	45	46	
% of Funds Disbursed	94.04 %	89.58 %	4	84.35 %	86	88	
Leveraging Ratio for Rental Activities	1.31	4.85	25	4.59	26	21	
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	93.20 %	1	81.38 %	100	100	
% of Completed CHDO Disbursements to All CHDO Reservations***	87.06 %	70.00 %	6	68.05 %	77	82	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	67.18 %	82.54 %	27	79.65 %	18	17	
% of 0-30% AMI Renters to All Renters***	17.18 %	37.52 %	25	44.76 %	14	10	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	98.38 %	1	94.31 %	100	100	
Overall Ranking:			In State:	26 / 29	Nationally:	42 40	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$35,956	\$19,397		\$25,245	262 Units	59.70 %	
Homebuyer Unit	\$37,180	\$15,437		\$14,395	80 Units	18.20 %	
Homeowner-Rehab Unit	\$12,417	\$15,829		\$20,186	97 Units	22.10 %	
TBRA Unit	\$0	\$5,779		\$3,142	0 Units	0.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (57 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (194 PJs)

C = PJ's Annual Allocation is less than \$1 million (297 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Washington County PA

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$81,724	\$70,900	\$13,456
State:*	\$96,557	\$35,942	\$15,897
National:**	\$88,539	\$71,594	\$22,853

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.94

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	93.9	75.0	88.7	0.0
Black/African American:	6.1	15.0	11.3	0.0
Asian:	0.0	0.0	0.0	0.0
American Indian/Alaska Native:	0.0	0.0	0.0	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	8.8	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	0.0	0.0	0.0
Asian/Pacific Islander:	0.0	0.0	0.0	0.0

ETHNICITY:

Hispanic	0.0	1.3	0.0	0.0
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HOUSEHOLD SIZE:

1 Person:	90.1	26.3	38.1	0.0
2 Persons:	6.5	21.3	21.6	0.0
3 Persons:	0.8	18.8	11.3	0.0
4 Persons:	1.5	17.5	15.5	0.0
5 Persons:	1.1	12.5	11.3	0.0
6 Persons:	0.0	3.8	1.0	0.0
7 Persons:	0.0	0.0	0.0	0.0
8 or more Persons:	0.0	0.0	1.0	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	2.7	38.8	14.4	0.0
Elderly:	95.0	5.0	38.1	0.0
Related/Single Parent:	1.1	15.0	9.3	0.0
Related/Two Parent:	1.1	40.0	27.8	0.0
Other:	0.0	1.3	10.3	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	26.0	0.0 [#]
HOME TBRA:	29.4	
Other:	23.3	
No Assistance:	21.4	

of Section 504 Compliant Units / Completed Units Since 2001 63

* The State average includes all local and the State PJs within that state

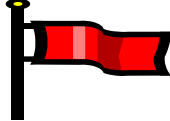
** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Washington County State: PA Group Rank: 42
(Percentile)
State Rank: 26 / 29 PJs Overall Rank: 40
(Percentile)
Summary: 1 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.00%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.30%	87.06	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	67.18	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 89.50%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.060	1.06	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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